



AGENDA

REGULAR MEETING OF THE PLANNING & ZONING COMMISSION OF THE CITY OF COTTONWOOD, ARIZONA, TO BE HELD AT 6 P.M. ON MARCH 21, 2011 IN THE CITY COUNCIL CHAMBERS LOCATED AT 826 NORTH MAIN STREET.

I. CALL TO ORDER

II. ROLL CALL

III. CALL TO THE PUBLIC

This is the time for the public to comment on any matter that does not appear on the agenda. Commission members may not discuss items not identified on the agenda. Pursuant to A.R.S. §38-431.01(H), action taken as a result of public comment will be limited to directing staff to study the matter, responding to criticism, or scheduling the matter for consideration at a later date. Comments are limited to five minutes for each person.

IV. APPROVAL OF MINUTES OF FEBRUARY 28, 2011

V. UNFINISHED BUSINESS (NONE)

VI. NEW BUSINESS

1. **PCU 11-003 and DR 10-034** Consideration of a new Conditional Use Permit to allow the placement of a duplex residential structure on 0.27 acres, together with an existing residence. The site is located in a C-R (Commercial/Residential) zone. The request also includes Design Review of the project, including a 2-story duplex with roughly 2,200 sq.ft. The subject property includes lots 1-3 of Hopkins Ranch Subdivision, Block 3. Address: 611 North 7th Street. APN 406-38-115. Owner: Annabel Sclipa.
2. **RCU 07-043** Review of a Conditional Use Permit approved in 2007 for a 3-bedroom bed and breakfast located on 0.27 acres in a C-R (Commercial-Residential) zone. The site is located in a C-R (Commercial/Residential) zone. The parcel includes lots 1-3 of Hopkins Ranch Subdivision, Block 3. Address: 611 North 7th Street. APN 406-38-115. Owner: Annabel Sclipa.

A verbal comment period will be provided during each hearing item. The Chair may impose a time limit on each speaker. The Commission will not consider documents or written comments unless they were submitted at least three working days before the meeting.

Pursuant to A.R.S. § 38-431.02(B) the Commission may vote to go into executive session on any agenda item pursuant to A.R.S. § 38-431.03(A)(3) and (4) for discussion and consultation for legal advice with the City Attorney.

The Cottonwood Council Chambers is accessible to the handicapped in accordance with Federal "504" and "ADA" laws. Those with needs for special typeface print or hearing devices may request these from the Planning Technician at 634-5505 (TDD 634-5526). All requests must be made at least 24 hours before the meeting.

3. Preliminary overview of proposed Riverfront Treatment Facility. APN 406-42-018U/W.
Owner: City of Cottonwood. Agent: Dan Lueder, Development Services General Manager.

VII. INFORMATIONAL REPORTS AND UPDATES

A brief summary of current events by Chairperson, Commission members, and/or Community Development Director. (The public body does not propose, discuss, deliberate, or take legal action on any matter brought up during this summary unless the matter is properly noticed for legal action.)

VIII. ADJOURNMENT

The Commission will not consider documents or written comments unless they were submitted at least three working days before the meeting. A verbal comment period will be provided during each hearing item. The Chair may impose a time limit on each speaker.

Pursuant to A.R.S. § 38-431.02(B) the Commission may vote to go into executive session on any agenda item pursuant to A.R.S. § 38-431.03(A)(3) and (4) for discussion and consultation for legal advice with the City Attorney.

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